

072.0

0005

0008.0

Map

Block

Lot

1 of 1

Residential

ARLINGTON

APPRAISED:

Total Card / Total Parcel

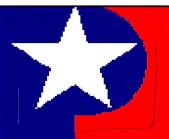
751,100 / 751,100

USE VALUE:

751,100 / 751,100

ASSESSED:

751,100 / 751,100


**Patriot**  
 Properties Inc.

## PROPERTY LOCATION

## IN PROCESS APPRAISAL SUMMARY

No	Alt No	Direction/Street/City
29		STOWECROFT RD, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: HARRISON GREGORY M	
Owner 2: HARRISON KATHERINE E	
Owner 3:	
Street 1: 29 STOWECROFT RD	
Street 2:	

Twn/City: ARLINGTON	St/Prov: MA	Cntry:	Own Occ: Y
	Postal: 02474		Type:

PREVIOUS OWNER	Source: Market Adj Cost	Total Value per SQ unit /Card: 451.60	/Parcel: 451.60
Owner 1: MONNIN-BROWDER WILLIAM S & -			
Owner 2: MONNIN-BROWDER ELIZABETH -			

Street 1: 29 STOWECROFT RD	Twn/City: ARLINGTON	St/Prov: MA	Cntry:
		Postal: 02474	Type:

NARRATIVE DESCRIPTION	SALES INFORMATION	TAX DISTRICT	PAT ACCT.							
This parcel contains .146 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1957, having primarily Wood Shingle Exterior and 1663 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 0 HalfBath, 5 Rooms, and 3 Bdrms.	Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes

OTHER ASSESSMENTS	MONNIN-BROWDER	72988-556	1	7/25/2019		840,000	No	No
	SHEA ROSEMARY A	61944-325		6/4/2013		565,000	No	No
	ROY ANDREW M &	51302-568		6/12/2008		452,500	No	No
	ROY ANDREW & DO	25084-300		12/27/1994		1	No	No
								A

PROPERTY FACTORS	Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
Item	Code	Description	%	Item	Code	Description				
Z	R1	SINGLE FA	100	water						
o				Sewer						
n				Electri						
Census:		Exempt								
Flood Haz:										
D		Topo	1	Level						
s		Street								
t		Gas:								

LAND SECTION (First 7 lines only)	BUILDING PERMITS	ACTIVITY INFORMATION																									
Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		6380	Sq. Ft.	Site			0	70.	0.96	12									427,981						428,000	

Total AC/HA: 0.14646

Total SF/SM: 6380

Parcel LUC: 101 One Family

Prime NB Desc: ARLINGTON

Total: 427,981

Spl Credit

Total: 428,000

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

Database: AssessPro - ArchiveProArling

apro

2023

**EXTERIOR INFORMATION**

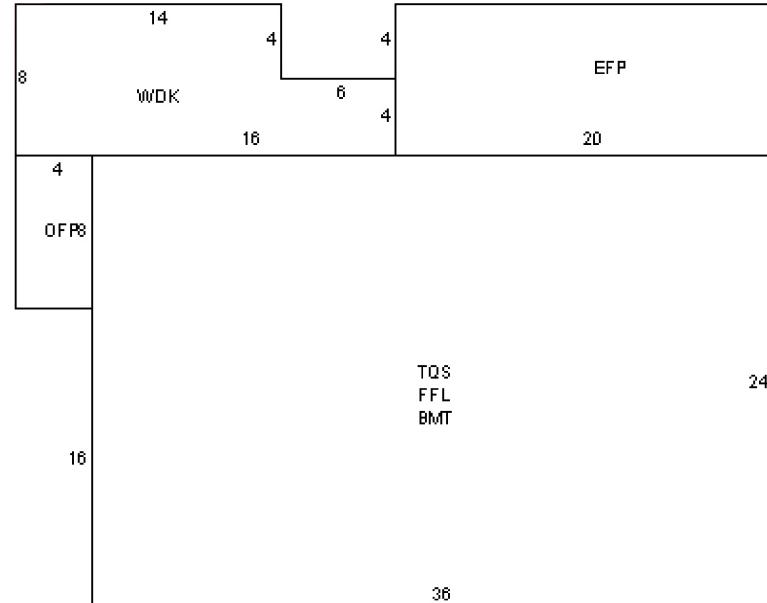
Type:	5 - Cape
Sty Ht:	1T - 1 & 3/4 Sty
(Liv) Units:	1 Total: 1
Foundation:	1 - Concrete
Frame:	1 - Wood
Prime Wall:	1 - Wood Shingle
Sec Wall:	%
Roof Struct:	1 - Gable
Roof Cover:	1 - Asphalt Shgl
Color:	BLUE
View / Desir:	

**BATH FEATURES**

Full Bath:	1	Rating: Good
A Bath:		Rating:
3/4 Bath:	1	Rating: Very Good
A 3QBth:		Rating:
1/2 Bath:		Rating:
A HBth:		Rating:
OthrFix:	1	Rating: Average

**COMMENTS**

OF=BMT SINK.

**SKETCH****GENERAL INFORMATION**

Grade:	C - Average
Year Blt:	1957
Eff Yr Blt:	
Alt LUC:	
Alt %:	
Jurisdct:	
Fact:	.

**DEPRECIATION****CALC SUMMARY****COMPARABLE SALES****REMODELING****RES BREAKDOWN****SKETCH****SUB AREA****SUB AREA DETAIL****INTERIOR INFORMATION**

Avg Ht/FL:	STD
Prim Int Wal:	2 - Plaster
Sec Int Wall:	%
Partition:	T - Typical
Prim Floors:	3 - Hardwood
Sec Floors:	4 - Carpet 40%
Bsmt Flr:	12 - Concrete
Subfloor:	
Bsmt Gar:	
Electric:	3 - Typical
Insulation:	2 - Typical
Int vs Ext:	S
Heat Fuel:	2 - Gas
Heat Type:	3 - Forced H/W
# Heat Sys:	1
% Heated:	100
% AC:	
Solar HW:	NO
Central Vac:	NO
% Com Wal	% Sprinkled

**COMPARABLE SALES****REMODELING****RES BREAKDOWN****SKETCH****SUB AREA****SUB AREA DETAIL****MOBILE HOME**

Make: Model: Serial #: Year: Color:

**SPEC FEATURES/YARD ITEMS**

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
2	Frame Shed	D	Y	1	8X8	A	AV	2014	0.00	T	4	101						

**PARCEL ID** 072-0-0005-0008.0

**IMAGE**

**AssessPro Patriot Properties, Inc**